

## NOTICE OF PROPERTY VALUE

#BWNFFBV  
#424406813021101#

JANUARY 15, 2013

RODELEVEN SERVICE STATIONS, INC.  
11901 ATLANTIC AVE  
JAMAICA NY 11418-3216



### What is This Notice?

This notice gives you information about how we value your property. **THIS IS NOT A BILL**

### Property Description

Owner Name	RODELEVEN SERVICE STATIONS, INC.
Property Address	119-01 ATLANTIC AVENUE
Borough-Block-Lot	QUEENS (4)-9351-40
Tax Class	4 (Commercial And Industrial Property, Including Office Buildings, Factories, Stores, Hotels, And Lofts)
Building Class	G4 (Garage And Gas Stations)
Number of Units	1 Non-Residential

### Property Assessment

	July 1, 2012 thru June 30, 2013	Change	July 1, 2013 thru June 30, 2014
Market Value	\$521,000	+\$40,000	\$561,000
Level of Assessment	45%	--	45%
Actual Assessed Value*	\$234,450	+\$18,000	\$252,450
Transitional Assessed Value	\$227,520	+\$7,290	\$234,810

Exemption: NONE

### Important Information

- **If you disagree with your property value**, you may appeal to NYC Tax Commission no later than **March 1, 2013**.
- \*Starting on July 1<sup>st</sup>, you will need to pay half your property taxes two times a year because your assessed value will be more than \$252,450.

### Hurricane Sandy Damage

We adjusted property values due to Hurricane Sandy where applicable. Please read the Hurricane Sandy insert enclosed with this letter for directions on what to do if you feel that we did not capture your hurricane damage correctly.

### Questions?

Visit [nyc.gov/finance](http://nyc.gov/finance) for more detailed information about your property and this notice. Need help? Please visit our website or contact 311.

## DETAILED VALUE INFORMATION

Property Address: 119-01 ATLANTIC AVENUE

Borough: QUEENS

Block: 9351 Lot: 40

Building Class: G4 - Garage and gas stations

- The Department of Finance estimates that as of January 5, 2013, the market value for this property is \$561,000. Finance will use this market value to determine your property taxes starting July 1, 2013.
- Finance calculated your property's value based on the change in year over year value per square foot of similar properties.

**Property Characteristics** - Finance has the following information on record for your Property:

Lot Frontage: 85.00ft

Number of Stories: 1.00

Lot Depth: 90.00ft

Structure Type: Full Srv Gas

Lot Shape: Regular

Grade: C Grade

Lot Square Footage: 7,650

Construction Type: Masonry

Year Built: 1930

Gross Square Footage: 2,250

Number of Residential Units: 0

Gross Commercial Sq Footage: 2,250

Number of Commercial Units: 1

Gross Residential Sq Footage: 0